

017.0

Map

0004

Block

0008.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 758,100 /

USE VALUE: 758,100 /

ASSESSed: 758,100 /

Total Card /

758,100

Total Parcel

758,100

758,100

08/09/21

!1477!

PRINT

DATE

12/29/21

Time

20:02:40

LAST REV

DATE

11/10/21

Time

10:07:02

mmcmakin

1477

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

017.0

0004

0008.0

Map

Block

Lot

PROPERTY LOCATION

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

Legal Description

User Acct

No

Alt No

Direction/Street/City

71

MOTT ST, ARLINGTON

101

6000.000

277,400

700

480,000

758,100

12293

OWNERSHIP

Unit #:

Owner 1: MATTOO HAMID RASHEED

Owner 2: KHAN SHAZIA

Owner 3:

Street 1: 71 MOTT STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02474

Type:

PREVIOUS OWNER

Owner 1: ROOS EMILY G & -

Owner 2: MORELLO TINA M -

Street 1: 71 MOTT STREET

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1948, having primarily Vinyl Exterior and 1512 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bd rms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Z

R1

SINGLE FA

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

2

Above Stree

s

Street

t

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

101

One Family

6000

Sq. Ft.

Site

0

80.

1.00

1

480,000

480,000

Total AC/HA: 0.13774

Total SF/SM: 6000

Parcel LUC: 101

One Family

Prime NB Desc

ARLINGTON

Total:

480,000

Spl Credit

Total:

480,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

IN PROCESS APPRAISAL SUMMARY

Parcel ID

017.0-0004-0008.0

PREVIOUS ASSESSMENT

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

101

FV

277,400

700

6,000.

480,000

758,100

Year end

12/23/2021

2021

101

FV

266,400

700

6,000.

480,000

747,100

Year End Roll

12/10/2020

2020

101

FV

266,400

700

6,000.

480,000

747,100

747,100

Year End Roll

12/18/2019

2019

101

FV

215,000

0

6,000.

510,000

725,000

725,000

Year End Roll

1/3/2019

2018

101

FV

215,000

0

6,000.

372,000

587,000

587,000

Year End Roll

12/20/2017

2017

101

FV

215,000

0

6,000.

324,000

539,000

539,000

Year End Roll

1/3/2017

2016

101

FV

215,000

0

6,000.

276,000

491,000

491,000

Year End

1/4/2016

2015

101

FV

201,600

0

6,000.

270,000

471,600

471,600

Year End Roll

12/11/2014

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

ROOS EMILY G &

78733-86

1

9/20/2021

Mult Lots

870,000

No

No

ROOS EMILY G,

60236-471

10/15/2012

Convenience

1

No

No

STELLA JOHN A

43991-518

10/29/2004

Portion-Asst

450,000

No

No

STELLA JOHN A/C

41388-418

11/7/2003

Family

99

No

No

18548-343

9/1/1987

145,000

No

No

Y

BUILDING PERMITS

Activity Information

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

Date

Result

By

Name

4/4/2018

358

New Wind

7,009

C

11/10/2021

SQ Mailed

MM

Mary M

7/22/2014

888

Solar Pa

4,000

8/9/2021

Measured

DGM

D Mann

11/5/1997

667

Manual

2,400

REROOF

7/25/2018

MEAS&NOTICE

PH

Patrick H

7/28/2014

External Ins

PC

PHIL C

5/8/2009

Meas/Inspect

372

PATRIOT

1/30/2005

MLS

MM

Mary M

10/29/1999

Inspected

267

PATRIOT

9/29/1999

Mailer Sent

9/29/1999

Measured

243

PATRIOT

Sign:

VERIFICATION OF VISIT NOT DATA

\_\_\_/\_\_\_/\_\_\_

**AssessPro** Patriot Properties, Inc